

SNAPSHOT of HOME Program Performance--As of 12/31/09
Local Participating Jurisdictions with Rental Production Activities



Participating Jurisdiction (PJ):

State:

PJ's Total HOME Allocation Received:

PJ's Size Grouping*:

PJ Since (FY):

| Category | PJ | State Average | State Rank | Nat'l Average | Nat'l Ranking (Percentile):* | | |
|--|----------|---------------|---------------|---------------|------------------------------|---------|---------|
| | | | | | Group | B | Overall |
| | | | PJs in State: | 28 | | | |
| Program Progress: | | | | | | | |
| % of Funds Committed | 95.60 % | 96.86 % | 15 | 96.45 % | 40 | 38 | |
| % of Funds Disbursed | 93.15 % | 83.03 % | 11 | 87.93 % | 73 | 70 | |
| Leveraging Ratio for Rental Activities | 1.95 | 2.3 | 16 | 4.73 | 23 | 27 | |
| % of Completed Rental Disbursements to All Rental Commitments*** | 97.90 % | 76.30 % | 14 | 83.38 % | 57 | 50 | |
| % of Completed CHDO Disbursements to All CHDO Reservations*** | 80.16 % | 70.77 % | 10 | 70.15 % | 67 | 64 | |
| Low-Income Benefit: | | | | | | | |
| % of 0-50% AMI Renters to All Renters | 80.63 % | 80.18 % | 17 | 80.67 % | 39 | 39 | |
| % of 0-30% AMI Renters to All Renters*** | 45.53 % | 49.07 % | 10 | 45.30 % | 51 | 49 | |
| Lease-Up: | | | | | | | |
| % of Occupied Rental Units to All Completed Rental Units*** | 95.35 % | 95.84 % | 17 | 95.32 % | 28 | 31 | |
| Overall Ranking: | | | In State: | 11 / 28 | Nationally: | 53 | 54 |
| HOME Cost Per Unit and Number of Completed Units: | | | | | | | |
| Rental Unit | \$20,635 | \$53,358 | | \$26,635 | 795 Units | 36.90 % | |
| Homebuyer Unit | \$5,356 | \$15,282 | | \$14,938 | 1,128 Units | 52.30 % | |
| Homeowner-Rehab Unit | \$16,047 | \$11,919 | | \$20,675 | 232 Units | 10.80 % | |
| TBRA Unit | \$0 | \$4,927 | | \$3,216 | 0 Units | 0.00 % | |

* - A = PJ's Annual Allocation is greater than or equal to \$3.5 million (55 PJs)

B = PJ's Annual Allocation is less than \$3.5 million and greater than or equal to \$1 million (202 PJs)

C = PJ's Annual Allocation is less than \$1 million (295 PJs)

** - E.g., a percentile rank of 70 means that the performance exceeds that of 70% of PJs.

***- This category is double-weighted in compiling both the State Overall Ranking and the National Overall Ranking of each PJ.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

Program and Beneficiary Characteristics for Completed Units

Participating Jurisdiction (PJ): Syracuse NY

Total Development Costs:
(average reported cost per unit in
HOME-assisted projects)

| | Rental | Homebuyer | Homeowner |
|--------------------|-----------|-----------|-----------|
| PJ: | \$54,727 | \$61,952 | \$23,811 |
| State:* | \$110,346 | \$96,883 | \$16,551 |
| National:** | \$95,185 | \$74,993 | \$23,434 |

CHDO Operating Expenses:
(% of allocation)

PJ: 3.8 %
National Avg: 1.1 %

R.S. Means Cost Index: 0.96

| | Rental % | Homebuyer % | Homeowner % | TBRA % | | Rental % | Homebuyer % | Homeowner % | TBRA % |
|--|--|--|--|---|--|--|--|--|---|
| RACE: | | | | | HOUSEHOLD TYPE: | | | | |
| White: | 43.0 | 44.7 | 59.5 | 0.0 | Single/Non-Elderly: | 38.9 | 33.8 | 22.0 | 0.0 |
| Black/African American: | 47.3 | 40.6 | 36.2 | 0.0 | Elderly: | 13.8 | 1.1 | 34.1 | 0.0 |
| Asian: | 0.3 | 1.4 | 0.4 | 0.0 | Related/Single Parent: | 34.4 | 42.4 | 22.4 | 0.0 |
| American Indian/Alaska Native: | 1.3 | 0.9 | 0.4 | 0.0 | Related/Two Parent: | 8.7 | 18.5 | 16.4 | 0.0 |
| Native Hawaiian/Pacific Islander: | 0.0 | 0.2 | 0.0 | 0.0 | Other: | 4.2 | 4.1 | 5.2 | 0.0 |
| American Indian/Alaska Native and White: | 0.0 | 0.1 | 0.0 | 0.0 | | | | | |
| Asian and White: | 0.0 | 0.4 | 0.0 | 0.0 | | | | | |
| Black/African American and White: | 0.0 | 0.3 | 0.0 | 0.0 | | | | | |
| American Indian/Alaska Native and Black: | 0.0 | 0.2 | 0.0 | 0.0 | | | | | |
| Other Multi Racial: | 0.7 | 0.9 | 0.4 | 0.0 | | | | | |
| Asian/Pacific Islander: | 1.1 | 0.8 | 0.0 | 0.0 | | | | | |
| ETHNICITY: | | | | | | | | | |
| Hispanic | 6.4 | 9.6 | 3.0 | 0.0 | | | | | |
| HOUSEHOLD SIZE: | | | | | SUPPLEMENTAL RENTAL ASSISTANCE: | | | | |
| 1 Person: | 48.0 | 30.7 | 44.0 | 0.0 | Section 8: | 24.0 | 0.5 [#] | | |
| 2 Persons: | 18.0 | 21.2 | 16.4 | 0.0 | HOME TBRA: | 0.1 | | | |
| 3 Persons: | 17.2 | 20.7 | 19.0 | 0.0 | Other: | 25.5 | | | |
| 4 Persons: | 9.1 | 15.1 | 10.3 | 0.0 | No Assistance: | 50.3 | | | |
| 5 Persons: | 5.4 | 7.1 | 5.2 | 0.0 | | | | | |
| 6 Persons: | 1.6 | 4.1 | 3.0 | 0.0 | | | | | |
| 7 Persons: | 0.5 | 0.6 | 1.3 | 0.0 | | | | | |
| 8 or more Persons: | 0.3 | 0.4 | 0.9 | 0.0 | # of Section 504 Compliant Units / Completed Units Since 2001 | | | 35 | |

* The State average includes all local and the State PJs within that state

** The National average includes all local and State PJs, and Insular Areas

Section 8 vouchers can be used for First-Time Homebuyer Downpayment Assistance.



— HOME PROGRAM —
SNAPSHOT WORKSHEET - RED FLAG INDICATORS
 Local Participating Jurisdictions with Rental Production Activities

Participating Jurisdiction (PJ): Syracuse State: NY Group Rank: 53
 (Percentile)
 State Rank: 11 / 28 PJs Overall Rank: 54
 (Percentile)
 Summary: 0 / Of the 5 Indicators are Red Flags

| FACTOR | DESCRIPTION | THRESHOLD* | PJ RESULTS | RED FLAG |
|-------------------------------------|---|------------|--------------|----------|
| 4 | % OF COMPLETED RENTAL DISBURSEMENTS TO ALL RENTAL COMMITMENTS | < 76.20% | 97.9 | |
| 5 | % OF COMPLETED CHDO DISBURSEMENTS TO ALL CHDO RESERVATIONS | < 50.90% | 80.16 | |
| 6 | % OF RENTERS BELOW 50% OF AREA MEDIAN INCOME | < 70%** | 80.63 | |
| 8 | % OF OCCUPIED RENTAL UNITS TO ALL RENTAL UNITS | < 90.88% | 95.35 | |
| "ALLOCATION-YEARS" NOT DISBURSED*** | | > 2.550 | 1.14 | |

* This Threshold indicates approximately the lowest 20% of the PJs

** This percentage may indicate a problem with meeting the 90% of rental units and TBRA provided to households at 60% AMI requirement

*** Total of undisbursed HOME and ADDI funds through FY 2005 / FY2005 HOME and ADDI allocation amount. This is not a SNAPSHOT indicator, but a good indicator of program progress.

Source: Data entered by HOME Participating Jurisdictions into HUD's Integrated Disbursement and Information System (IDIS)

HOME Program Performance SNAPSHOT

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